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HYDERABAD, WEDNESDAY, JANUARY 22, 2020.

NOTIFICATIONS BY GOVERNMENT

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MUNICIPAL ADMINISTRATION AND URBAN DEVELOPMENT DEPARTMENT

(Plg.I (1))

DRAFT VARIATION TO THE HMDA FOR CHANGE OF LAND USE FROM CONSERVATION USE ZONE TO RESIDENTIAL USE ZONE IN PUPPALGUDA (V), GANDIPET (M), RANGA REDDY DISTRICT.

*[Memo No. 11244/Plg.I (1)/2019, Municipal Administration & Urban Development (Plg.I (1)),
18th January, 2020.]*

The following draft variation to the land use envisaged in the notified Revised Master Plan-2021 vide G.O.Ms. No. 288, MA & UD, dt: 03.04.2008, which is proposed in exercise of the powers conferred by sub-section (1) of Section 15 of Hyderabad Metropolitan Development Authority Act, 2008 (Act No. 8 of 2008).

A Notice is hereby given that the draft variation will be taken into consideration after expiry of fifteen days from the date of publication of the notification in the Telangana Gazette and that any objections or suggestions which may be received from any person with respect thereto before expiry of said period will be considered by the Government of Telangana. Objections or suggestions should be addressed to the Principal Secretary to Government, Municipal Administration and Urban Development Department, Secretariat, DTCP Office, Telangana, Hyderabad - 500 022.

DRAFT VARIATION

The site in Sy. No. 442/P of Puppalguda (V), Gandipet (M), Ranga Reddy District to an extent of 11482.85 Sq.mtrs. which is presently earmarked for Conservation use zone as per the revised notified Master Plan-2021 vide G.O.Ms.No. 288, MA & UD, dated: 03-04-2008 is now proposed to be designated as Residential use zone, **subject to the following conditions:**

- a) The applicant shall pay the development / conversion charges for change of land use to HMDA before confirming the CLU orders as per rules in force.
- b) The applicant shall pay balance processing fee to HMDA before issue of final orders.

- c) If the Development/conversion charges are not paid with 30 days the orders of change of land use will be withdrawn without any further notice.
- d) The applicant shall obtain prior permission from HMDA before undertake any development in the site under reference.
- e) The Owners / applicant shall handover the area affected under the buffer of Nala to the local body at free of cost at the time of applying for development permission.
- f) The Owner/applicant is solely responsible for any misrepresentation with regard to ownership/title, land ceiling clearance etc and they responsible for any damage claimed by any one on account of change of land use proposed.
- g) The applicant shall comply with the conditions laid down in the G.O.Ms.No. 168, dt: 07.04.2012.
- h) The applicant shall obtain prior permission from GHMC before undertaking any development on the site under reference.
- i) If any dispute occurs regarding ownership of the applicant will be the whole responsible for that.
- j) CLU shall not be used as proof of any title of the Land.
- k) The applicant has to full fill any other conditions as may be imposed by the Competent Authority.
- l) The Change of land use does not bar any public agency including HMDA / Local Authority to acquire land for any public purpose as per law.
- m) The applicant shall demolish the existing building falling in the set-backs if any as per G.O.Ms.No. 168, MA, dt: 07.04.2012.
- n) The applicant has to full fill any other conditions as may be imposed by the competent authority.
- o) The applicant shall follow the conditions mentioned in the NOC issued by the Irrigation Department vide Lr.No. EE/NTD/DEE1/2019/1159, dt: 13.09.2019.
- p) The applicant shall obtain the required NOC from the concerned department.
- q) The applicant shall provide the 100-0"/30 mtrs. approach road to the site under reference.
- r) The applicant shall obtain NOC / concerned from the Irrigation Department for crossing NALA while applying for permission.

SCHEDULE OF BOUNDARIES

- NORTH** : Residential use zone in Sy.No. 447 of Puppalguda (V).
SOUTH : 12 mtrs. Road and Nala and Conservation use zone.
EAST : Conservation use zone in Sy.No. 442/P of Puppalguda (V).
WEST : Residential use zone in Sy.No. 441 of Puppalguda (V).

DRAFT VARIATION TO THE HMDA FOR CHANGE OF LAND USE FROM CONSERVATION USE ZONE TO RESIDENTIAL USE ZONE IN PUPPALGUDA (V), GANDIPET (M), RANGA REDDY DISTRICT.

[Memo No. 12088/Plg.I(1)/2019, Municipal Administration & Urban Development (Plg.I (1)), 18th January, 2020.]

The following draft variation to the land use envisaged in the notified Revised Master Plan-2021 vide G.O.Ms. No. 288, MA & UD, dt: 03.04.2008, which is proposed in exercise of the powers conferred by sub-section (1) of Section 15 of Hyderabad Metropolitan Development Authority Act, 2008 (Act No. 8 of 2008).

A Notice is hereby given that the draft variation will be taken into consideration after expiry of fifteen days from the date of publication of the notification in the Telangana Gazette and that any objections or suggestions which may be received from any person with respect thereto before expiry of said period will be considered by the Government of Telangana. Objections or suggestions should be addressed to the Principal Secretary to Government, Municipal Administration and Urban Development, Department, Secretariat, DTCP Office, Telangana, Hyderabad - 500 022.

DRAFT VARIATION

The site in Sy. No. 442/P of Puppalguda (V), Gandipet (M) to an extent of 11480.61 Sq. Mtrs. which is presently earmarked for Conservation use zone as per the revised notified Master Plan-2021 vide G.O.Ms.No. 288, MA & UD, dt: 03-04-2008 is now proposed to be designated as Residential use zone **subject to the following conditions:**

- a) The applicant shall pay the development / conversion charges for change of land use to HMDA before confirming the CLU orders as per rules in force.
- b) The applicant shall pay balance processing fee to HMDA before issue of final orders.
- c) If the Development charges are not paid with 30 days the orders of change of land use will be withdrawn without any further notice.
- d) The applicant shall obtain prior permission from HMDA before undertake any development in the site under reference.
- e) The Owners / applicant shall handover the area affected under the buffer of Nala to the local body at free of cost at the time of applying for development permission.
- f) The Owner/applicant is solely responsible for any misrepresentation with regard to ownership/title, land ceiling clearance etc and they responsible for any damage claimed by any one on account of change of land use proposed.
- g) The applicant shall comply with the conditions laid down in the G.O.Ms.No. 168, dt: 07.04.2012.
- h) The applicant shall obtain prior permission from GHMC before undertaking any development on the site under reference.
- i) If any dispute occurs regarding ownership of the applicant will be the whole responsible for that.
- j) CLU shall not be used as proof of any title of the land.
- k) The applicant has to full fill any other conditions as may be imposed by the Competent Authority.
 - l) The Change of land use does not bar any public agency including HMDA / Local Authority to acquire land for any public purpose as per law.
- m) The applicant shall demolish the existing building falling in the set-backs if any as per G.O.Ms.No. 168, MA, dt: 07.04.2012.
- n) The applicant has to full fill any other conditions as may be imposed by the competent authority.
- o) The applicant shall follow the conditions mentioned in the NOC issued by the Irrigation Department vide Lr.No. EE/NTD/DEE1/2019/1159, dt: 13.09.2019.
- p) The applicant shall obtain the required NOC from the concerned department.
- q) The applicant shall obtain NOC from the concerned Irrigation Department for crossing of NALA.

SCHEDULE OF BOUNDARIES

- NORTH** : Residential use zone in Sy.No. 447 of Puppalguda (V).
SOUTH : Road followed by Nala and Conservation use zone.
EAST : Conservation use zone in Sy.No. 454/1 of Puppalguda (V).
WEST : Conservation use zone in Sy.No. 442/P of Puppalguda (V) (Applied for change of land use vide File No. 027396/SKP/ CLU/U6/HMDA/27082019.)

ARVIND KUMAR,
Principal Secretary to Government.